

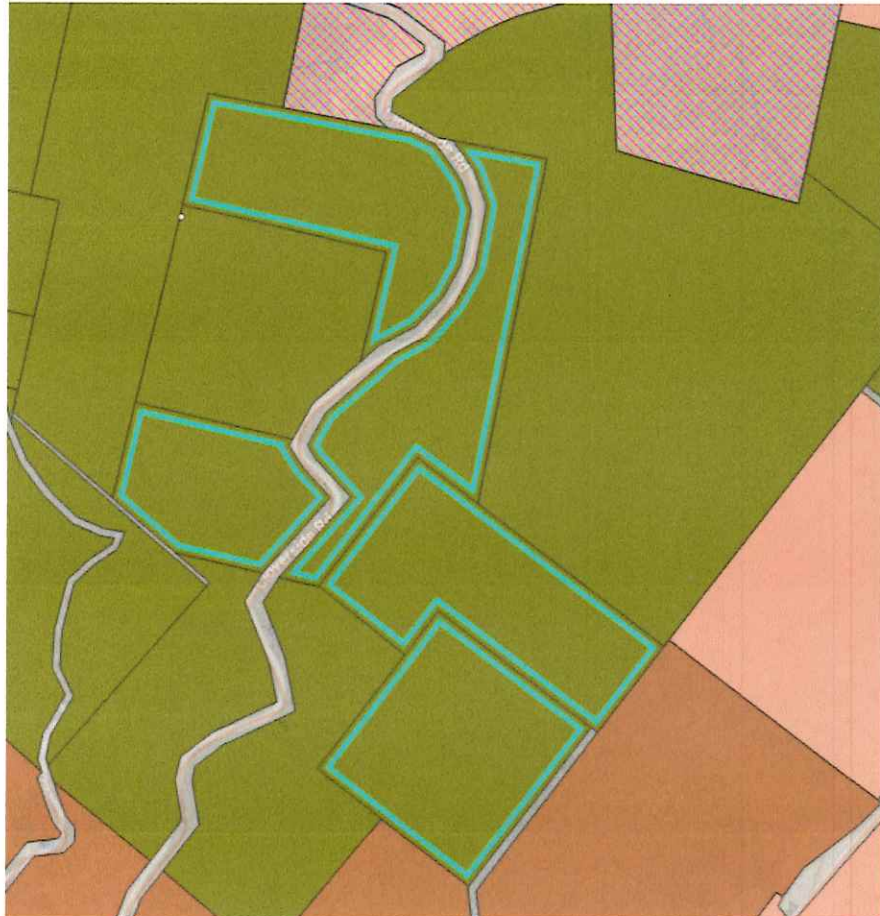
Resubmitted for Gray Planning

Disclaimer: This Huon Valley Zoning Association Template is to be used to assist the landowner in structuring their position to the Planning Authority. It is not to be understood as planning or legal advice and whilst the information provided in this template is within our best efforts as being correct, these details need to be verified by the landowner, themselves.

Pop
383.

Owner / Representor: Paul Kenny			Location address: 194 Cloverside Road, Lucaston		
CT	PID	Area Size	IPS	Council LPS (Post 35F)	Requested Zone/s
204472/1	5694945	15.5 ha	14.0	Landscape Conservation	Rural Zone
210489/1	5694945	6.28 ha	Environmental Living		
237748/1	5694945	6.05 ha			

Location of title.



LEGEND

General Residential	Light Industrial	Community Purpose
Low Density Residential	General Industrial	Recreation
Rural Living	Rural	Open Space
Village	Agriculture	Future Urban
Local Business	Landscape Conservation	Particular Purpose
General Business	Environmental Management	Split*

*Split Zones please consult Draft-HVC-LPS data Appendix 61 and later 35F documentation.

**Light Blue Border shows owner's land in question.

Viewshed



Huon Valley Zoning Association's Viewshed Map:

LEGEND

 Suburb Boundary	 5 - 8	 18 - 20	 Landscape Conservation Split Zone
 HVZA-ViewShed	 8 - 10	 20 - 23	
No. of Viewpoints	 10 - 13	 > 23	
 < 3	 13 - 15	 Landscape Conservation	
 3 - 5	 15 - 18		

*Light Blue Border shows owner's land in question.

**Landscape Conservation (LCZ) Borders indicate land within the Huon Valley Councils Endorsed 35F and Draft-LPS with LCZ full or split Zoning intent.

*** The HVZA-Viewshed indicates how visible parts of the subject title is from a viewshed based off of verified scenic road corridors. The colour shade represents how many viewpoints can see a portion of land. Further, explanation is to be provided to the TPC by HVZA.

If Yes, please provide what overlay and evidence as to what you are objecting to and why.

Previous Overlays:

Biodiversity Protection Area, Bushfire Prone Areas, Landslide Hazard Area, Waterway and Coastal Protection Areas

Proposed Overlays:

Bushfire-prone areas, Low landslip hazard band, Medium landslip hazard band, Priority vegetation area, Waterway and coastal protection area

This is not an all-inclusive list, just what was exhibited by Council in Appendix 61.

Additional Notes:

Rep 383. All CTs appear to be zoned as Rural Pre-HVIPS2015

Transmission lines

E. tenuiramis not large portions but only on top of hill